

## MINUTES

# METROPOLITAN BOARD OF ADJUSTMENT

March 8, 2021

3:30 p.m.

222 ST. LOUIS STREET, NINTH FLOOR, ROOM 905

*The meeting was called to order at 3:31 p.m. Board members in attendance included Parker Ewing, Andrew Reynolds, Michael Telich, Michael Carmouche and Luke Thibodeaux. Also in attendance were Maimuna Magee from Parish Attorney's Office, Blake Steiner and Lindsey Bickham from DPW Inspection.*

### Approval of the February 9, 2021 Minutes.

*Motion to approve made by Mr. Ewing, seconded by Mr. Carmouche.  
Motion passed. 5 Yeas, 0 Nays*

1. **8924 Brookwood Dr.**  
**Chelsey Benoit**  
**Justin Langlois**

**Lot 65-A**  
**Country Club View**  
**A1 Zoning District**  
**Council District 11- Adams**

Applicant requests the Metropolitan Board of Adjustment to grant a(n) variance to the Unified Development Code Section(s) 11.2.1 to reduce the required 8 foot side yard setback to 5 feet 2 inches to permit the construction of an addition to single family residence.

*Justin Langlois, owner spoke in favor.  
Motion to approve made by Mr. Ewing, seconded by Mr. Telich.  
Motion passed. 4 Yeas, 1 Nay (Thibodeaux)*

2. **3560 Hyacinth Ave.**  
**Lara Gardner**

**Lot 1-B-1**  
**NONE JOLLY, ETTA B. TRACT**  
**A1 Zoning District**  
**Council District 12 - Racca**

Applicant requests the Metropolitan Board of Adjustment to grant a(n) variance to the Unified Development Code Section(s) 11.1.2(A)(6) to reduce the required 25 foot front setback for a front loading garage to 17 feet..

*Eric and Lara Gardner, owners, spoke in favor.  
Motion to approve made by Mr. Carmouche, seconded by Mr. Ewing.  
Motion passed. 5 Yeas, 0 Nays*

3. **1274 Ingleside Dr.**  
**Mark Matthews**  
**Scott Roussel**

**Lot 11**  
**Glenmore Place**  
**A1 Zoning District**  
**Council District 7- Cole**

Applicant requests the Metropolitan Board of Adjustment to grant a(n) variance to the Unified Development Code Section(s) 11.2.1 Table 11.A to reduce the 25 foot rear yard setback to 11 feet 6 inches for the new construction of a single family residence.

*Mark Matthews spoke in favor.*

*Motion to approve made by Mr. Telich, seconded by Mr. Carmouche.*

*Motion passed. 5 Yeas, 0 Nays*

**4. 1274 Ingleside Dr.  
Mark Matthews  
Scott Roussel**

**Lot 11  
Glenmore Place  
A1 Zoning District  
Council District 7- Cole**

Applicant requests the Metropolitan Board of Adjustment to grant a(n) variance to the Unified Development Code Section(s) 11.2.1 Table 11.A to reduce the required 8 foot side yard to 6 foot 6 inches for the new construction of a single family residence.

*Mark Matthews spoke in favor.*

*Motion to approve made by Mr. Telich, seconded by Mr. Carmouche.*

*Motion passed. 4 Yeas, 1 Nays, (Thibodeaux)*

**5. 2922 Morning Glory Ave.  
Alan Goodman  
Brian & Brenda Lefebure**

**Lot K  
Zee Zee Gardens  
A1 Zoning District  
Council District 12 – Racca**

Applicant requests the Metropolitan Board of Adjustment to grant a(n) variance to the Unified Development Code Section(s) 11.2.1 Table 11.A to reduce the required 25 foot rear setback to 5 feet 3/4 inches build a new residential addition to single family residence.

*Lionel Bailey, architect, spoke in favor.*

*Motion to approve made by Mr. Ewing, seconded by Mr. Carmouche.*

*Motion passed. 5 Yeas, 0 Nays*

**6. 6029 Pino St.  
Glen Gutierrez**

**Lot TR. X-1-D-1-A  
NONE ANDERSON, EOLA MCCALL TRACT  
M1 Zoning District  
Council District 7 - Cole**

Applicant requests the Metropolitan Board of Adjustment to grant a(n) exception to the Unified Development Code Section(s) 7.6 to permit the Reconstruction of nonconforming 180' telecommunications monopole cell tower damaged due to storm.

*Bev Francis, attorney for SBA Towers; owner, spoke in favor.*

*Motion to approve made by Mr. Ewing, seconded by Mr. Carmouche.*

*Motion passed. 5 Yeas, 0 Nays*

**7. 223 Beverly Dr.  
Umut Meraler  
Sam Ridge**

**Lot 23  
OGDEN PARK  
A3.1 Zoning District**

**Council District 10 - Coleman**

Applicant requests the Metropolitan Board of Adjustment grant a waiver of Section(s) 11.3 of the Baton Rouge City-Parish Unified Development Code, to reduce the 25' rear yard setback to 8' to for an addition to an existing residence.

*Sam Ridge; owner and Dilsad Meraler spoke in favor.*

*Motion to approve made by Mr. Carmouche, seconded by Mr. Telich.*

*Motion passed. 5 Yeas, 0 Nays*

Adjourn